

CENTURY 21

Judge Fite Company



LOT 14 CENTRAL PARK COURT

ATHENS, TX 75751



\$900,000



1 acres

DESCRIPTION

Prime Residential Development Opportunity on 17+ Acres! Now available just over 17 acres of well-positioned land, ideal for a new residential subdivision. Preliminary planning indicates the property will yield approximately 50 residential lots once fully developed, making it a rare opportunity for builders seeking their next community project. 15 lots, 17+ acre property being offered undeveloped, giving you full control of the process to create the community you envision. Located just over an hour from Dallas, Athens is a thriving East Texas hub celebrated for its charm, history, and relaxed pace with an easy commute. Whether you're planning single-family homes, a tailored subdivision, or long-term investment, this land offers flexibility and potential in a town buyers are excited to call home. Seize the opportunity to Claim Your Piece of Texas! Corner of Central Park Ct and Lonnie Dr. Also available MLS# 21037209.

PROPERTY TYPE: Land - Unimproved Land

MLS STATUS: Active

MLS: 21037162

YEAR BUILT:

COUNTY: Henderson

TRACT OR SUBDIVIION: Park 19

LIST DATE: 08/24/2025

CENTURY 21

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800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 17.39

LOT SIZE (SQFT): 757,508

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- CityLot

UTILITIES

UTILITIES:

- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Bill Moomaw 

PHONE: 972.771.6970

BROKERED BY: Regal, REALTORS

century21judgefite.com

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